

Single Family Residence

RESIDENTIAL

2474 RIVER RIDGE DR

ORLANDO, FL 32825

\$446,543 TopHap Estimate · \$228 / ft² · confidence 97 · as of Jul 14, 2026



4

BEDS

2

BATHS

1,960 ft²

LIVING AREA

0.12 ac

LOT SIZE

1997

YEAR BUILT

1

STORIES

1

PARKING

VALUATION

\$447K

\$433K low

\$460K high

Last Sale

\$379,000 · Nov 30, 2021

Est. Owner Equity

\$143,343

Loan-to-Value

69%

TAX & ASSESSMENT

Property Tax	\$4,844 (2024)
Assessed Value	\$322,074
Previous Assessed	\$312,997
Assessor Market Value	\$371,010

PROPERTY FACTS

Property Type	Single Family Residence
County	Orange
Lot (acres)	0.12
Roof	Composition Shingle
Heating	Forced Air
Cooling	Central
Pool	No

Porch · 36 ft²

TRANSACTION HISTORY

DATE	TYPE	DEED	PRICE	\$/FT²	LOAN
Nov 18, 2021	Resale	Warranty Deed	\$379,000	\$193	\$303K
Mar 23, 2021	Financing	Intrafamily Transfer			
Mar 23, 2021	Financing	Intrafamily Transfer			
Mar 1, 2018	Recorded document	Grant Deed			
Mar 5, 2018	Resale	Warranty Deed	\$237,000	\$121	
Mar 25, 2017	Quitclaim	Quit Claim Transfer			
May 13, 2011	Quitclaim	Quit Claim Transfer			
Aug 15, 2005	Resale	Warranty Deed	\$260,000	\$133	

ASSIGNED SCHOOLS

SCHOOL	LEVEL	GRADES	DISTANCE
Cypress Springs Elementary School	Elementary	KG–5	0.6 mi
Legacy Middle School	Middle	6–8	2.6 mi
University High School	High	9–12	4.7 mi

District: Orange County School District

Purple marker: this property. E/M/H markers and outlines: assigned elementary (green), middle (blue) and high (orange) schools with their attendance boundaries, where available.

NEIGHBORHOOD · ZIP 32825

63 CRIME INDEX	114 AIR POLLUTION	66,623 POPULATION	\$70K MEDIAN IN-COME	72°F AVG TEMP	64% SUNSHINE
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Index values: 100 = US average; lower is better.

OWNERSHIP

Occupancy	Owner occupied
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